



FOR SALE

Redevelopment Opportunity

Fairbanks Avenue

Orlando Avenue

Minnesota Avenue

1057 Minnesota Ave, Winter Park | Florida 32789

This unique parcel of land totaling 13,600 ± sqft is located near the best of everything in downtown Winter Park. Zoned R3, it houses two income producing authentic downtown bungalows, nestled among mature oak trees. This site is within walking distance to Winter Park's finest restaurants, museums, live theater, tennis courts, Rollins College and and Alford Stadium.



Matthew McKeever CCIM, SIOR

Executive Managing Director

Central Florida | Office Services

Direct: 407 362 6137

matthew.mckeever@colliers.com

Call for Pricing



Colliers International
255 South Orange Ave

Suite 1300

Orlando, FL 32801

P: 407 843 1723

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Specifications

Total Acreage	0.31 Acres
Zoning	R3
Access	17-92 & Orange Ave
Existing Income	\$40,000 ± Gross
Year Built	1920
Property Type	SFR Bungalow

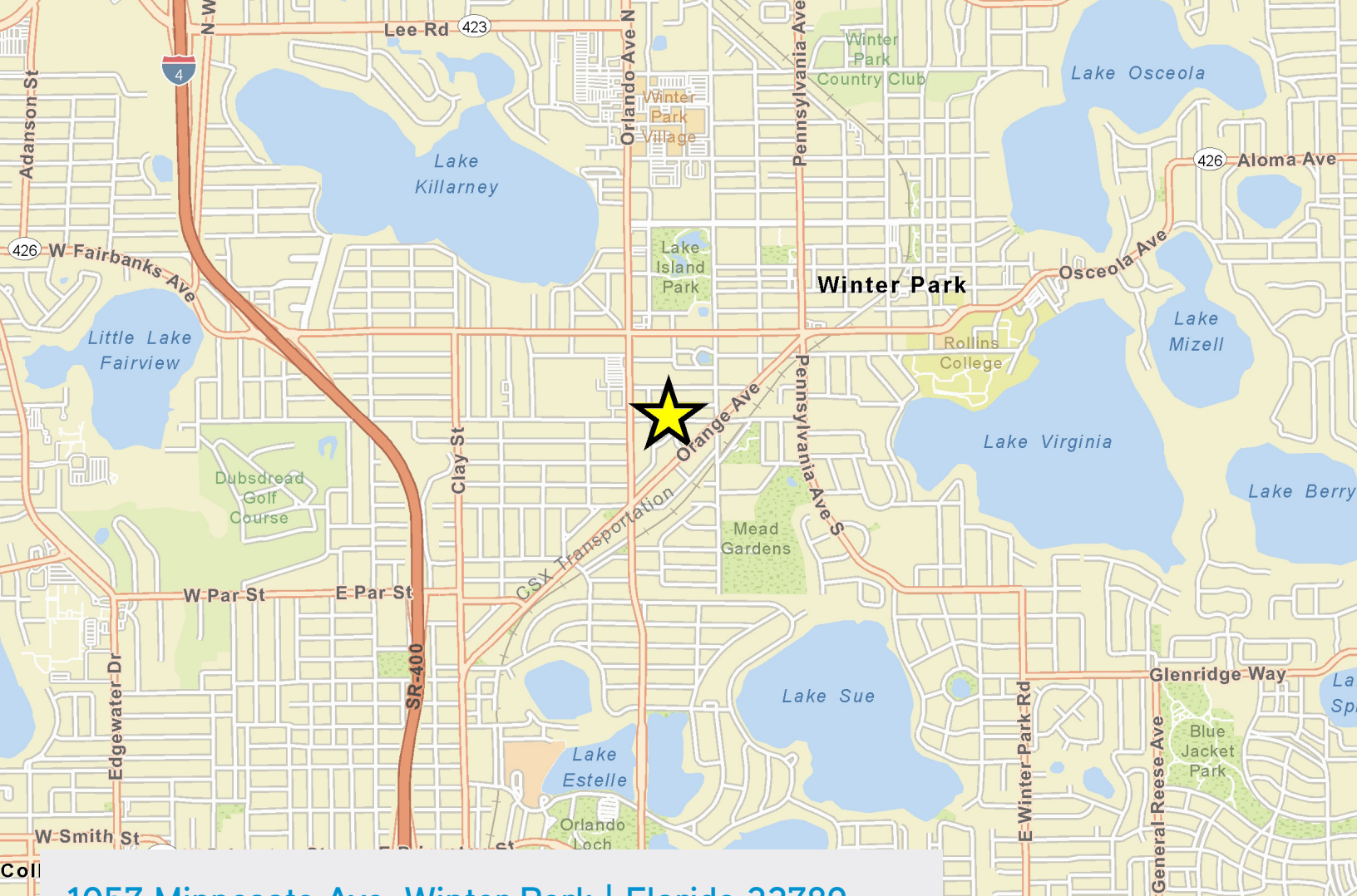
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These authentic bungalows have new interiors offering granite counters, high-end appliances, a cook’s kitchen, light filled rooms, a private deck for quiet coffee breaks, a separate office with desk, a spacious brick patio under spacious old oak trees for outdoor living and off-street parking.





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Area Demographics



Current Population
(2017)
87,326



Projected Population
(2020)
95,829



Income Projection
(2022)
\$115,482



Average Household Income (2017)
\$86,830



Industrial Vacancy Rate (Q1 2017)
1.1%

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